

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 66458
Petitioner: HND PROPERTIES INC. - v. Respondent: DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: R0417076

Category: Abatement

Property Type: Commercial

2. Petitioner is protesting the 2012 actual value of the subject property.
3. The parties agreed that the 2012 actual value of the subject property should be reduced to:

Total Value: \$1,950,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2012 actual value of the subject property, as set forth above.

The Douglas County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 18th day of April 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

G. Katardzic

Gordana Katardzic



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BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner: HND PROPERTIES, INC.	
v.	
Respondent: DOUGLAS COUNTY BOARD OF COMMISSIONERS.	Docket Number: 66458 Schedule No.: R0417076
Attorney for Respondent: Meredith P. Van Horn, #42487 Assistant County Attorney Office of the County Attorney Douglas County, Colorado 100 Third Street Castle Rock, Colorado 80104 Phone Number: 303-660-7414 FAX Number: 303-484-0399 E-mail: attorney@douglas.co.us	
STIPULATION (As to Abatement/Refund for Tax Year 2012)	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2012 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

Lot 2 Douglas County Justice Center #3. 1.360 AM/L.
2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2012:

Residential Land	\$ 47,986
Residential Improvements	<u>\$219,854</u>
Total	\$267,840

Commercial Land	\$ 351,895
Commercial Improvements	<u>\$1,612,265</u>
Total	\$1,964,160

Total Property Value	\$2,232,000
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4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Residential Land	\$ 47,986
Residential Improvements	<u>\$219,854</u>
Total	\$267,840

Commercial Land	\$ 351,895
Commercial Improvements	<u>\$1,612,265</u>
Total	\$1,964,160

Total Property Value	\$2,232,000
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5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2012 actual value for the subject property:

Residential Land	\$ 47,986
Residential Improvements	<u>\$186,014</u>
Total	\$234,000

Commercial Land	\$ 351,895
Commercial Improvements	<u>\$1,364,105</u>
Total	\$1,716,000

Total Property Value	\$1,950,000
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6. The valuations, as established above, shall be binding only with respect to tax year 2012.

7. Brief narrative as to why the reduction was made:

Further review of the account data, limited market sales and application of income/expense data indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 8, 2016 at 8:30 a.m. be vacated.

DATED this 5th day of April, 2016.



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